

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Charlotte Consortium

State: NC

PJ's Total HOME Allocation Received: \$38,470,334

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: 18				
% of Funds Committed	88.91 %	92.11 %	12	93.41 %	16	18	
% of Funds Disbursed	88.54 %	84.70 %	5	84.68 %	65	62	
Leveraging Ratio for Rental Activities	5.7	6.25	1	4.72	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	76.90 %	86.92 %	15	80.76 %	23	21	
% of Completed CHDO Disbursements to All CHDO Reservations***	69.52 %	72.39 %	11	68.18 %	43	43	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	68.32 %	78.09 %	14	80.32 %	15	17	
% of 0-30% AMI Renters to All Renters***	30.29 %	37.27 %	11	45.16 %	22	24	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	90.32 %	96.63 %	15	95.04 %	16	16	
Overall Ranking:			In State: 11 / 18		Nationally: 29 33		
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$6,680	\$9,891		\$26,037	1,291 Units	34.50 %	
Homebuyer Unit	\$10,121	\$11,276		\$14,755	2,272 Units	60.70 %	
Homeowner-Rehab Unit	\$38,075	\$24,253		\$20,487	21 Units	0.60 %	
TBRA Unit	\$6,931	\$1,768		\$3,225	156 Units	4.20 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Charlotte Consortium NC

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$49,975	\$93,962	\$46,930
State:*	\$68,883	\$82,328	\$25,578
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ:	2.9 %
National Avg:	1.1 %

R.S. Means Cost Index: 0.88

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	8.6	6.9	9.5	7.7
Black/African American:	89.6	82.6	85.7	91.0
Asian:	0.1	1.4	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.1	0.0	0.0
Black/African American and White:	0.1	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.1	0.8	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	1.5	8.0	4.8	1.3
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HOUSEHOLD SIZE:

1 Person:	41.9	32.3	23.8	12.8
2 Persons:	27.1	25.3	52.4	26.3
3 Persons:	19.6	22.9	4.8	20.5
4 Persons:	8.0	11.1	4.8	16.0
5 Persons:	2.3	5.1	9.5	11.5
6 Persons:	1.0	2.2	4.8	9.6
7 Persons:	0.0	0.6	0.0	2.6
8 or more Persons:	0.0	0.4	0.0	0.6

HOUSEHOLD TYPE:

Single/Non-Elderly:	33.1	64.4	14.3	15.4
Elderly:	18.6	4.0	71.4	3.2
Related/Single Parent:	41.1	12.8	4.8	60.9
Related/Two Parent:	6.1	9.5	4.8	9.0
Other:	1.1	9.4	4.8	11.5

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	7.4	0.1 #
HOME TBRA:	2.1	
Other:	8.3	
No Assistance:	82.2	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Charlotte Consortium

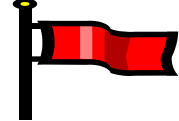
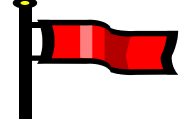
State: NC

Group Rank: 29
(Percentile)

State Rank: 11 / 18 PJs

Overall Rank: 33
(Percentile)

Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	76.9	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	69.52	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	68.32	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	90.32	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	1.67	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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